

PRELIMINARY SUMMARY OF MAP ACTIONS

Community: LOWELL, TOWN OF

Community No: 180137

To assist your community in maintaining the Flood Insurance Rate Map (FIRM), we have summarized below the previously issued Letter of Map Change (LOMC) actions (i.e., Letters of Map Revision (LOMRs) and Letters of Map Amendment (LOMAs)) that will be affected by the preparation of the enclosed revised FIRM panel(s).

1. LOMCs Incorporated

The modifications effected by the LOMCs listed below have been reflected on the Preliminary copies of the revised FIRM panels. In addition, these LOMCs will remain in effect until the revised FIRM becomes effective.

LOMC	Case No.	Date Issued	Project Identifier	Old Panel	New Panel
			NO CASES RECORDED		

2. LOMCs Not Incorporated

The modifications effected by the LOMCs listed below have not been reflected on the Preliminary copies of the revised FIRM panels because of scale limitations or because the LOMC issued had determined that the lot(s) or structure(s) involved were outside the Special Flood Hazard Area, as shown on the FIRM. These LOMCs will be revalidated free of charge 1 day after the revised FIRM becomes effective through a single revalidation letter that reaffirms the validity of the previous LOMCs.

LOMC	Case No.	Date Issued	Project Identifier	Old Panel	New Panel
LOMA	94-05-116A	02/09/1994	LOT 17 - NORTHBROOK ESTATES, 2ND ADDITION	1801370005C	18089C0341E
LOMA	95-05-152A	12/13/1994	LOT 18 - NORTHBROOK ESTATES, 2ND ADDITION	1801370005C	18089C0341E
LOMA	97-05-1038A	03/04/1997	NORTHBROOK ESTATES SECOND - LOT 32 - 17440 WILLOWBROOK	1801370005C	18089C0341E
LOMA	02-05-3370A	07/17/2002	NORTHBROOK ESTATES SECOND ADDITION, LOT 28; 17524 WILLOWBROOK DRIVE	1801370005C	18126C0341E
LOMA	05-05-3435A	09/29/2005	OAKS OF CEDAR CREEK RESUBDIV, LOT 77 -- 5811 HIGHGROVE COURT	1801370005C	18126C0341E 18126C0342E
LOMA	06-05-0898A	02/21/2006	HUTTON ADDITION, LOT 1 -- 318 SOUTH FREEMONT STREET	1801370005C	18126C0341E
LOMA	06-05-BZ30A	09/07/2006	NORTHBROOK ESTATES 2ND ADDITION, LOT 3 -- 7280 LAUREL LANE (IN)	1801370005C	18126C0341E
LOMA	08-05-0414A	11/15/2007	NORTHBROOK ESTATES SECOND ADDITION, LOT 49 -- 17385 SEQUOIA DRIVE	1801370005C	18089C0341E

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LOMC	Case No.	Date Issued	Project Identifier	Old Panel	New Panel
LOMA	08-05-3902A	08/21/2008	NORTHBROOK ESTATES 2ND ADDITION, LOT 33 -- 17418 WILLOWBROOK DRIVE	1801370005C	18089C0341E

3. LOMCs Superseded

The modifications effected by the LOMCs listed below have not been reflected on the Preliminary copies of the revised FIRM panels because they are being superseded by new detailed flood hazard information or the information available was not sufficient to make a determination. The reason each is being superseded is noted below. These LOMCs will no longer be in effect when the revised FIRM becomes effective.

LOMC	Case No.	Date Issued	Project Identifier	Reason Determination Will be Superseded
LOMA	199200929R05	12/11/1990		1
LOMR-F	90-05-1288W	12/11/1990	LOT 1 - NORTHBROOK ESTATES - 17421 WILLOWBROOK DRIVE	1
LOMA	199300043R05	02/01/1993		1

1. Insufficient information available to make a determination.
2. Lowest Adjacent Grade and Lowest Finished Floor are below the proposed Base Flood Elevation.
3. Lowest Ground Elevation is below the proposed Base Flood Elevation.
4. Revised hydrologic and hydraulic analyses.
5. Revised topographic information.

4. LOMCs To Be Redetermined

The LOMCs in Category 2 above will be revalidated through a single revalidation letter that reaffirms the validity of the determination in the previously issued LOMC. For LOMCs issued for multiple lots or structures where the determination for one or more of the lots or structures has changed, the LOMC cannot be revalidated through this administrative process. Therefore, we will review the data previously submitted for the LOMC requests listed below and issue a new determination for the affected properties after the effective date of the revised FIRM.

LOMC	Case No.	Date Issued	Project Identifier	Old Panel	New Panel
			NO CASES RECORDED		